

**CalPERS Headquarters Building Account  
Budget/Income/Expenditure Summary  
Operating and Non-Operating Expenditures  
Through Year End**

	Budget	Expenditures	% of Budget Expended
OPERATING EXPENSES:			
Utilities	\$ 2,640,256	\$ 2,404,190	91.1%
Taxes	13,860	31,314	225.9%
Waste Removal	28,290	15,493	54.8%
Engineering	2,088,342	2,073,646	99.3%
Electrical	135,060	257,344	190.5%
HVAC	165,706	129,578	78.2%
Plumbing	32,700	33,198	101.5%
Elevator/Escalator	164,620	174,582	106.1%
Janitorial	2,456,005	2,303,748	93.8%
Landscaping	736,424	737,091	100.1%
Garage/Parking	238,008	235,901	99.1%
General Maintenance	310,371	294,987	95.0%
Security	1,929,588	1,910,365	99.0%
Fire and Life Safety	85,195	69,470	81.5%
Green Building Programs	249,740	357,369	143.1%
Management Fees	231,600	231,600	100.0%
Administration	736,801	723,558	98.2%
Cafeteria/Catering	485,663	581,453	119.7%
Child Care Center	3,600	1,506	41.8%
Building Management System	-	-	0.0%
Total LPBA Operating Expenditures	12,731,829	12,566,393	98.7%
NON-LPBA OPERATING EXPENSES			
Non-Building Expenses	339,185	517,030	152.4%
Off-Site Expenses	259,896	267,607	103.0%
Sun Center Expenses	315,948	285,426	90.3%
Total Non-LPBA Operating Expenditures	915,029	1,070,064	116.9%
Total Operating Expenditures	13,646,858	13,636,457	99.9%
NON-OPERATING EXPENSES:			
Owner Improvements:			
Outside Services	406,000	285,436	70.3%
Materials/Supplies	177,470	187,531	105.7%
Install/Reconfigure	325,000	386,698	119.0%
Wire Plant/Voice & Data	1,770,254	1,350,580	76.3%
Misc. Owner Improvements	2,610,000	1,880,079	72.0%
Total Owner Improvements	5,288,724	4,090,324	77.3%
Building Improvements:			
Outside Services	1,731,800	2,420,831	139.8%
Materials/Supplies	20,400	28,508	139.7%
R St. Deferred Work	2,734,000	1,594,386	58.3%
Misc. Tenant Improvements	2,053,162	1,359,490	66.2%
Misc. Building Improvements	3,853,352	6,785,663	176.1%
Total Building Improvements	10,392,714	12,188,878	117.3%
Other Expenditures:			
Expand Building Capital	2,688,000	2,365,318	88.0%
Telecommunication	3,351,114	3,136,220	93.6%
Shuttle Service	43,000	16,745	38.9%
R Street Relocation	-	-	0.0%
Insurance	1,209,000	863,866	71.5%
Fire and Life Safety	10,000	875	8.8%
Total Other Expenses	7,301,114	6,383,024	87.4%
Total Non-Operating Expenses	22,982,552	22,662,225	98.6%
TOTAL EXPENSES	\$ 36,629,410	\$ 36,480,747	99.6%